(AKA PRCL #15 PRICE CREEK UNR PH
COMM 652.56 FT E OF SW COR OF SW
RUN N 1325.79 FT FOR POB, RUN E

HUNTER ISRAEL EDWARD JR/HUNTER JACQUELYN BROWN
5344 S KIPLING PKWY APT 223
LITTLETON, CO 80127

2027

14-4S-17-08346-024

BUILDING CHARACTERISTICS

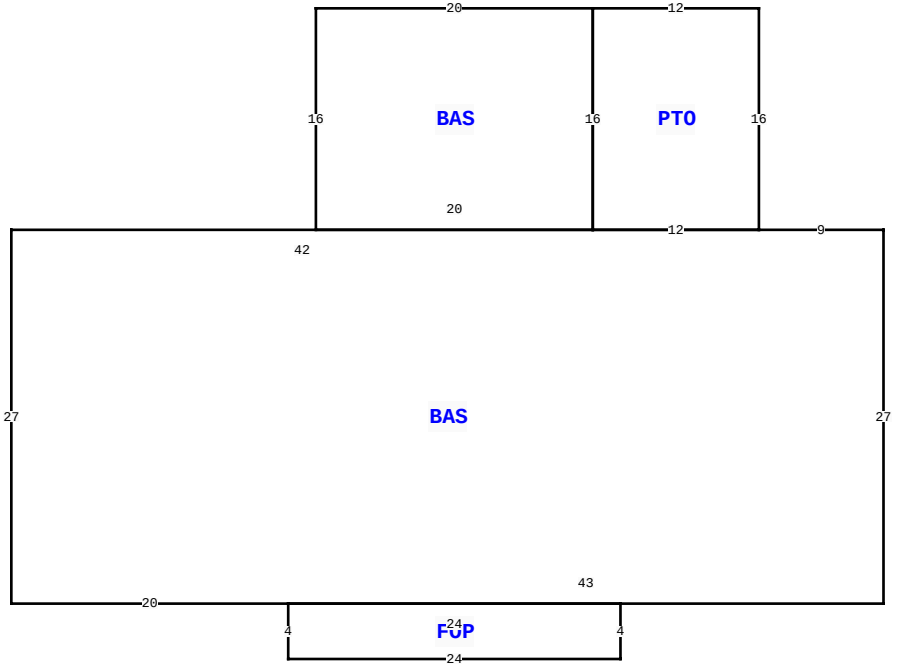
ELEMENT	CD	CONSTRUCTION
Exterior Wall	19	COMMON BRK 90
Exterior Wall	08	WD OR PLY 10
Roof Structur	03	GABLE/HIP 100
Roof Cover	03	COMP SHNGL 100
Interior Wall	05	DRYWALL 100
Interior Floo	14	CARPET 90
Interior Floo	06	VINYL ASB 10
Air Condition	03	CENTRAL 100
Heating Type	04	AIR DUCTED 100
Bedrooms		3 100
Bathrooms		2 100
Frame	01	NONE 100
Stories	1.	1. 100
Architectual	05	CONV 100
Units		0 100
Condition Adj	03	03 100
Kitchen Adjus	01	01 100
Quality	04	04
DOR CODE	0100	SINGLE FAMILY
MAP NUM		MKT AREA 02
NEIGHBORHOOD/LOC	14417.010	1.00/

AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	YEAR	TOT ADJ AREA	SUBAREA MARKET VALUE
BAS	320	100		320	23,446
BAS	1,701	100		1,701	124,629
FOP	96	30		29	2,125
PTO	192	5		10	733
TOTALS	2,309			2,060	150,932

MARKET ADJUSTMENTS

TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT		NORM	% COND
0100	01	2,060	102.4708	112.72	232,203	1976	1976	0	0	0	35.00	65.00

1 SINGLE FAM 100% - 0 Heated Area: 2021 HX Base Yr



187 SE TEVIS AVE, LAKE CITY

BLD DATE		LGL DATE	
XF DATE		LAND DATE	05/08/2026 MLU
INC DATE		AG DATE	

EXTRA FEATURES

LN	OB/XF CODE	DESCRIPTION	BLD	CAP	L	W	UNITS	UT	Adj R	ADJ UNIT PRICE	ORIG COND	YEAR ON	YEAR ACTUAL	Q	% COND	OB/XF MKT VALUE	NOTES
1	0166	CONC,PAVMT	0	100	0	0	1.00	UT	0.00	0.00	100	0	0	3	100	400	
2	0296	SHED METAL	0	100	14	20	280.00	UT	2.31	2.31	100	0	0	3	100	647	
3	0120	CLFENCE 4	0	100	0	0	1.00	UT	0.00	0.00	100	2005	2005	3	100	400	
4	0060	CARPORT F	0	100	20	24	480.00	UT	2.50	2.50	50	2005	2005	3	50	600	
5	0294	SHED WOOD/	0	100	0	0	1.00	UT	0.00	0.00	100	2005	2005	3	100	200	
6	0294	SHED WOOD/	0	100	0	0	1.00	UT	0.00	0.00	100	2005	2005	3	100	400	

COLUMBIA COUNTY PROPERTY

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VALUATION SUMMARY

VALUATION BY		STANDARD
Tax Group: 3	Tax Dist:	
BUILDING MARKET VALUE		150,932
TOTAL MARKET OB/XF VALUE		2,647
TOTAL LAND VALUE - MARKET		18,000
TOTAL MARKET VALUE		171,579
SOH/AGL Deduction		70,834
ASSESSED VALUE		100,745
TOTAL EXEMPTION VALUE	HX HB	51,411
BASE TAXABLE VALUE		49,334
TOTAL JUST VALUE		171,579
NCON VALUE		0
INCOME VALUE		
PREVIOUS YEAR MKT VALUE		174,324

PERMIT NUM	DESCRIPTION	AMT	ISSUED
000043382	Roof Replacement	2,900	12/14/2021
000043383	Roof Replacement	13,400	12/14/2021

SALES DATA

OFF RECORD Number	DATE	TYPE INST	Q / U	V / I	RSN CD	SALE PRICE
1287/0568	12/29/2014	LE	U	I	14	100

GRANTOR: ISRAEL EDWARD HUNTER

GRANTEE: SCOTT EDWARD HUNTER

BUILDING NOTES

BUILDING DIMENSIONS

BAS= W9 PTO= N16 W12 S16 E12$ W12 BAS= N16 W20 S16 E20$ W42 S27 E20 FOP= S4 E24 N4 W24$ E43 N27$.

LAND DESCRIPTION

TOTAL OB/XF 2,647

LN	USE CODE	CLS	LAND USE DESCRIPTION	CAP	RD	LOC ZONE	FRONT	DEPTH	TOT LND UTS	UNIT TYPE	DT	DPTH FACT	% COND	TOT ADJ	UNIT PRICE	ADJ UNIT PRICE	LAND VALUE	OTHER ADJUSTMENTS AND NOTES	YEAR	DENSITY	DECL	FRZ	YR	CONSRV
1	0100	C	SFR	100		A-1	0.00	0.00	1.00	AC		1.00	1.00	1.00	18,000.00	18,000.00	18,000							

REVIEW DATE 04/24/2017 BY DF Total Acres: 1.00 Total Land Value: 18,000 Market: 0 Agricultural: 0 Common: 18,000 PRINTED 11/17/2026 BY SYS